

**BOARD OF ZONING APPEALS
APRIL 21, 2008**

9:30

Calendar No. 08-52:

12510 Triskett Road

Ward 19

Dona Brady

6 Notices

Triskett Road Storage LLC, owner, and Clear Channel Outdoor, tenant, appeal to change an existing billboard to a digital electronic billboard unit, located on an acreage parcel in a Semi-Industry District on the north side of Triskett Road at 12510 Triskett Road; contrary to a denied permit application on February 29, 2008 and the required approval from the City Planning Department/Commission for replacement/reconstruction of an existing nonconforming billboard, according to the provisions of Section 350.10(l) of the Codified Ordinances. (Filed 3-14-08)

9:30

Calendar No. 08-53:

464 East 105th Street

Ward 8

Sabra Pierce Scott

5 Notices

Cleveland Steel Tool company, owner, and Clear Channel Outdoor, tenant, appeal to change an existing billboard to a digital electronic billboard unit, located in a Semi-Industry District on the west side of East 105th Street at 464 East 105th Street; contrary to a denied Permit Application on February 29, 2008 and the required approval from the City Planning Department/Commission for replacement/reconstruction of an existing nonconforming billboard, according to the provisions of Section 350.10(l) of the Codified Ordinances. (Filed 3-14-08)

9:30

Calendar No. 06-252:

17149 St. Clair Avenue

Ward 11

Michael Polensek

14 Notices

All City Recycling, Inc., owner, and Lawrence Rich, agent, appeal to establish use as an automobile wrecking yard on an approximate 100' x 675.69' irregular shaped lot that is located in split zoning with the frontage along St. Clair Avenue in a Semi-Industry District and the remainder of the land in a General Industry District on the north side of St. Clair Avenue at 17149 St. Clair Avenue; the proposed use not being permitted in the Semi-Industry District portion of the property under the provisions of Section 345.03 of the Codified Ordinances. (Filed 12-12-06; Postponed to 1-8-07; Held Pending as of 2-20-07; Testimony Taken.)

Appellant to communicate with the Councilman and neighboring property owner(s) to resolve concerns raised about soil pollution and a question about the retaining wall inspection, and to provide a method for eliminating the tracking of storage yard material onto the Public Right of Way surface, and provide EPA letters regarding lead testing and compliance pertaining to the All City Recycling, Inc. property.

**BOARD OF ZONING APPEALS
APRIL 21, 2008**

POSTPONED FROM MARCH 10, 2008

10:30

Calendar No. 08-17:

3245 West 25th Street

Ward 14

Joseph Santiago

36 Notices

D.T.R.G. Inc., owner, appeals to erect a 2,354 square foot building to be used for an adult cabaret on a 62' x 137.07' parcel located in a Semi-Industry District on the east side of West 25th Street at 3245 West 25th Street; subject to the limitations of Sections 347.07(c)(1) and 347.07(c)(5), no adult use may be established on a lot within 1,000 feet of a residence district and the proposed use is adjacent to and abutting a residential district to the east and is within 250 feet of a residence district to the west; and no adult use may be established on a lot within 1,000 feet of a church, a high school, public park, playground or recreational center or a hospital, and the proposed use is within approximately 550 feet of Lincoln West High School, within 200 feet of a church at Meyer Avenue and Scranton Road; within 500 feet of Meyer Public Pool and within 800 feet of Metro Health Medical Center; with a 5 foot wide landscape strip proposed, contrary to a 6 foot wide landscaped strip that provides fifty percent year round opacity along the parking lot where it abuts the street; and no landscaping provided where the property abuts a residential district and an 8 foot wide landscaped transition strip providing seventy-five percent year round opacity is required, as stated in Sections 352.08-352.10 of the Codified Ordinances. (Filed 1-31-08; no testimony taken.)

First postponement requested by applicants to allow time for a meeting to be arranged with the neighboring community and the Councilman regarding their proposed plan.